

Minutes
Conservation Commission
Cotter Room
September 28, 2021
6:30 p.m.

Members Present: Mike Noonan, Chair, Lynne Mullen, Paul Bunker, Jean Matiyosus (Assoc.)
Absent: Russ Forsythe, Rich Smith

Approval of September 14, 2021, minutes as submitted made by Mr. Bunker, seconded by Mr. Noonan, unanimous.

SE084-549, Continued hearing, NOI, to construct a single-family dwelling including driveway, grading, landscaping, and utilities within a 100' buffer at 75 Dale Street, filed by Rick Montgomery. Mr. Noonan stated that he had receive a letter from Town Council from Elizabeth Shea stating that Planning Board is looking for Conservation to issue Order of Conditions for the plans that had previously been approved at the last meeting. Mrs. Mullen asked if that is a normal process. Mr. Noonan stated that he anticipated the owners of 75 Dale Street to come back to the commission. Mr. Noonan also stated this was the first set of plans that were approved that did not have an order of conditions issued. Mr. Noonan stated it was out of the Commission's hands and all the Commission can do is write the Order of Conditions. Mr. Bunker requested a joint meeting with the Planning Board. Mr. Noonan stated that he would speak with Elizabeth Shea to have a joint meeting. Ms. Matiyosus asked for written comments or notes on the property from stormwater management. Ms. Matiyosus asked who the towns FEMA representative is. Mr. Noonan stated that it was the Planning Board. Mr. Noonan stated that the planning board has an engineer for stormwater management. The board requested a hearing with the planning board. A request for a continuance for 75 Dale Street. Motion to accept the continuance made by Mr. Bunker, seconded by Mrs. Mullen, unanimous.

SE084-547, NOI to construct a 2-story, 4- unit residential building, associated parking, access roadway, and site grading within 100' buffer zone to bordering vegetated wetlands at 380 Brockton Avenue, filed by Brockton Avenue Trust.

Austin Chartier from McKenzie Engineering will be representing the applicant. Mr. Chartier presented the proposed building development of the buffer zone bordering vegetated wetlands. Mr. Chartier stated Brad Holmes had flagged the land earlier in the year. Mr. Chartier stated that there is a pre-existing Order of Conditions that has lapsed. The work had not been completed for economical reasons. Mr. Noonan Stated anything done in 2005 is now voided, thus requires a new replication plan. Mr. Chartier stated that the 2005 order of conditions lapsed and was never approved. Mr. Noonan asked if there is still an open order of conditions on the property. Mr. Noonan States that the applicant should still request a certificate of compliance because it is against the applicant's deed. Mr. Noonan States that they do not control stormwater management. Mr. Noonan asked about a two to one replication. Mr. Chartier states that due to the prior order of conditions there was some previous wetland filled. Mr. Noonan suggested closing out the previous case and then presenting the separate case.

A request for a continuance for 380 Brockton Avenue was received. Motion to accept the continuance of SE084-547 made by Mr. Bunker, seconded by Mrs. Mullen, unanimous.

Motion to adjourn at 7:15 p.m. made by Mr. Bunker, seconded by Mr. Noonan, unanimous.

Respectfully submitted,

Antonia Moquin